Davidson County DEEDWARR
Recvd: 12/05/08 15:01 5 pgs
Fees:28.00 Taxes:1391.20
20081205-0118083

Name and Address of New Owner:

Heather Benjamin
1813 Baker Rd
Goodlettsville, TN 37072

Send Tax Bills To:

Same

Prepared by:

Southeast Title
907 Rivergate Parkway S-B-1
Goodlettsville, TN 37072

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater for this transfer is $376,000.00

Affiant

Subscribed and sworn to before me on 11/14/08.

Notary Public

My Commission Expires: 7-25-09

Dellana Lowhorn
State of Tennessee Notary Public
Davidson County

Map & Parcel No.
71-16-43, 71-12-255, 71-12-333
71-12-332, 71-12-331, 71-12-330
71-12-329, 71-12-325

WARRANTY DEED

For and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00), and other good and valuable consideration to said Grantor paid by the Grantee named herein, the receipt of which is hereby acknowledged, Joshua D acquisto and wife, Shannon D'acquisto, (herein called "Grantor"), has GRANTED, SOLD and CONVEYED, and by these presents does GRANT, SELL and CONVEY unto Heather Benjamin,* as her sole and separate property, (herein called "Grantee"), the real property situated in Davidson County, State of Tennessee, described as follows: *Single

SEE EXHBIT A

The said Joshua James DAcquisto and James D'Acquisto are one and the same person.
The said Shannon D'Acquisto and Shannon Snow D'Acquisto are one and the same person

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantee, his/her/their heirs and assigns forever. Grantor covenants that he/she/they is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered except for current year real estate taxes.

GRANTOR further covenants and binds herself/himself/themselves and his/her/their heirs and assigns, to warrant and forever defend the title to said real estate to the said Grantee, his/her/their heirs and assigns, against the lawful claims of all persons.

WITNESS my hand on 11/14/08.

This Warranty Deed was executed pursuant to the Power of Attorney filed of record in Book*____, page _____, said Register's Office.

*Instrument Number
20081205-0118082

Joshua D'acquisto by Franklin A. Hernandez Attorney in Fact

Joshua D'acquisto

Shannon D'acquisto by Franklin A. Hernandez Attorney in Fact

Shannon D'acquisto

STATE OF Tennessee
COUNTY OF Davidson

On this 14th day of November 2008, before me the undersigned, a Notary Public in and for said County and State, personally appeared Franklin A. Hernandez to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Joshua D'Acquisto, and acknowledged that she/he executed the same as the free act and deed of the said Joshua D'Acquisto.

Witness my hand and official seal at Nashville, Tennessee, this the 14th day of November 2008.

Notary Public

Dellana Lawhorn State of Tennessee Notary Public Davidson County

My commission expires: 7.25.09

STATE OF Tennessee
COUNTY OF Davidson

On this 14th day of November 2008, before me the undersigned, a Notary Public in and for said County and State, personally appeared Franklin A. Hernandez to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Shannon S. D'Acquisto, and acknowledged that she/he executed the same as the free act and deed of the said Shannon S. D'Acquisto.

Witness my hand and official seal at Nashville, Tennessee, this the 14th day of November 2008.

Notary Public

Dellana Lawhorn State of Tennessee Notary Public Davidson County

My commission expires: 7.25.09

Map and Parcel 71-16-43

Property known as 1500 Montgomery Avenue Nashville, TN 37207: Davidson County:

Land in Davidson County, Tennessee, being Lot 3, PLAN OF THE RESUBDIVISION OF LOTS 7 AND 12 OF WILLIAMS AND HAYS COMPANY'S BELLE VIEW PLAN, as shown of record in Plat Book 5800, Page 192, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Joshua D'Acquisto and wife, Shannon S. D'Acquisto by deed from Tennessee Holdings, LLC and Harpeth Investments, LLC dated 11/22/06 and filed of record in Instrument Number 20070103-0000849, said Register's Office.

Map and Parcel 71-12-331

Property Known as 1505 Rosedale Avenue Nashville, TN 37207: Davidson County Tennessee:

Land in Davidson County, Tennessee, being Lot 9, PLAN OF RESUBDIVISION OF LOTS 7 AND 12 OF WILLIAM AND HAYES CO.'S BELLE VIEW PLAN, as shown on plat of record in Plat Book 5800, Page 192, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Joshua D'Acquisto and wife, Shannon S. D'Acquisto by deed from Tennessee Holdings, LLC A Tennessee Limited Liability Company and Harpeth Investments, LLC A Tennessee Limited Liability Company dated 11/22/06 and filed of record in Instrument Number 20070103-0000822, said Register's Office.

Map and Parcel 71-12-325

Property known as 1504 Montgomery Avenue Nashville, TN 37207: County of Davidson:

Land in Davidson County, Tennessee, being Lot 1, PLAN OF THE RESUBDIVISION OF LOTS 7 AND 12 OF WILLIAMS AND HAYS COMPANY'S BELLE VIEW PLAN, as shown on record in Book 5800, Page 192, in the Register's Office, Davidson County, Tennessee.

Said Lot No. 1 fronts 50 feet on the westerly side of Montgomery Avenue and runs back between parallel lines 125 feet to a dead line in the rear.

Being the same property conveyed to Joshua D'Acquisto and wife, Shannon S. D'Acquisto by deed from Tennessee Holdings, LLC and Harpeth Investments, LLC dated 11/22/06 and filed of record in Instrument Number 20070103-0000812, said Register's Office.

Map and Parcel 71-12-332

Property known as 1507 Rosedale Avenue, Nashville, TN 37207, Davidson County Tennessee:

Land in Davidson. County, Tennessee, being Lot 10, PLAN OF THE RESUBDIVISION OF LOTS 7 AND 12 OF WILLIAM AND HAYES CO.'S BELLE VIEW PLAN, as shown on plat of record in Plat Book 5800, Page 192, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Joshua D'Acquisto and wife, Shannon S. D'Acquisto by deed from Tennessee Holdings, LLC A Tennessee Limited Liability Company and Harpeth Investments, LLC A Tennessee Limited Liability Company dated 11/22/06 and filed of record in Instrument Number 20070103-0000792, said Register's Office.

Map and Parcel 71-12-333

Property known as 1509 Rosedale Avenue, Nashville, TN 37207, Davidson County Tennessee:

Land in Davidson County, Tennessee, being Lot 2, PLAN OF REVISED PART OF LOT 8, WILLIAMS AND HAYS CO.'S BELLE VIEW PLAN, as shown on plat of record in Plat Book 5800, Page 218, in the Register's Office Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Joshua D'Acquisto and wife, Shannon S. D'Acquisto by deed from Tennessee Holdings, LLC A Tennessee Limited Liability Company and Harpeth Investments, LLC A Tennessee Limited Liability Company dated 11/22/06 and filed of record in Instrument Number 20070103-0000801, said Register's Office.

Map and Parcel 71-12-255

Property known as 1511 Rosedale Avenue, Nashville, TN 37207, Davidson County Tennessee:

Land in Davidson County, Tennessee, being Lot 1, PLAN OF REVISED PART OF LOT NO. 8, WILLIAMS AND HAYS CO.'S BELLE VIEW PLAN, as shown on plat of record in Plat Book 5800, Page 218, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Joshua D'Acquisto and wife, Shannon S. D'Acquisto by deed from Tennessee Holdings, LLC A Tennessee Limited Liability Company and Harpeth Investments, LLC A Tennessee Limited Liability Company dated 11/22/06 and filed of record in Instrument Number 20070103-0000773, said Register's Office.

Map and Parcel 71-12-329

Property known as 1501 Rosedale Avenue, Nashville, TN 37207, Davidson County Tennessee:

Land in Davidson County, Tennessee, being Lot 7, PLAN OF THE RESUBDIVISION OF LOTS 7 AND 12 OF WILLIAMS AND HAYES CO.'S BELLE VIEW PLAN, as shown on plat of record in Plat Book 5800, Page 192, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property:

Lot No. 7 begins at a point on the northerly margin of Blue Ridge Drive, said point being North 87 deg. 50' 42" East 99.49 feet from a concrete monument and being the common corner with Lots Nos. 7 and 6; thence South 87 deg. 50' 42" West 99.49 feet to a concrete monument at the beginning of a curve; thence,

around said curve, having a radius of 25 feet, 39.77 feet to a concrete monument on the easterly margin of Rosedale Avenue; thence, along the easterly margin of Rosedale Avenue, North 1 deg. West, 24.49 feet to a point, common corner Lots Nos. 7 and 8; thence, along the common boundary of Lots Nos. 7 and 8, North 87 deg. 50' 42" East 125 feet to a point on the common boundary with Lot no. 6; thence along the common boundary with Lot No. 6, 50 feet to the point of beginning.

Being the same property conveyed to Joshua D'Acquisto and wife, Shannon S. D'Acquisto by deed from Tennessee Holdings, LLC A Tennessee Limited Liability Company and Harpeth Investments, LLC A Tennessee Limited Liability Company dated 11/22/06 and filed of record in Instrument Number 20070103-0000817, said Register's Office.

Map and Parcel 71-12-330

Property known as 1503 Rosedale Avenue, Nashville, TN 37207, Davidson County Tennessee:

Land in Davidson County, Tennessee, being Lot 8, PLAN OF THE RESUBDIVISION OF LOTS 7 AND 12 OF WILLIAM AND HAYE'S CO.'S BELLE VIEW PLAN, as shown on plat of record in Plat Book 5800, Page 192, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Joshua D'Acquisto and wife, Shannon S. D'Acquisto by deed from Tennessee Holdings, LLC A Tennessee Limited Liability Company and Harpeth Investments, LLC A Tennessee Limited Liability Company dated 11/22/06 and filed of record in Instrument Number 20070103-0000827, said Register's Office.